

SNAPSHOT of HOME Program Performance--As of 12/31/08
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): Decatur

State: IL

PJ's Total HOME Allocation Received: \$10,778,022

PJ's Size Grouping*: C

PJ Since (FY): 1992

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	C	Overall
Program Progress:				PJs in State: 17			
% of Funds Committed	87.37 %	95.21 %	13	90.66 %	26	26	
% of Funds Disbursed	83.88 %	88.63 %	12	81.06 %	53	54	
Leveraging Ratio for Rental Activities	4.37	2.84	1	4.62	100	100	
% of Completed Rental Disbursements to All Rental Commitments***	88.82 %	92.94 %	15	81.27 %	32	35	
% of Completed CHDO Disbursements to All CHDO Reservations***	80.33 %	84.69 %	8	68.23 %	63	67	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	88.18 %	82.76 %	9	79.86 %	58	65	
% of 0-30% AMI Renters to All Renters***	78.64 %	49.87 %	2	44.82 %	89	93	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	91.82 %	94.63 %	15	94.65 %	21	21	
Overall Ranking:			In State:	4 / 17	Nationally:	89 90	
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$7,792	\$31,234		\$25,419	220 Units	43.70 %	
Homebuyer Unit	\$17,699	\$12,771		\$14,530	216 Units	42.90 %	
Homeowner-Rehab Unit	\$31,096	\$21,431		\$20,251	67 Units	13.30 %	
TBRA Unit	\$0	\$3,240		\$3,156	0 Units	0.00 %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (55 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (201 PJs)

C = PJ's Annual Allocation is less than \$1 million (293 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Decatur IL

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$41,615	\$45,185	\$31,271
State:*	\$101,891	\$84,630	\$25,355
National:**	\$89,640	\$72,481	\$22,984

CHDO Operating Expenses:
(% of allocation)

PJ: 2.9 %
National Avg: 1.1 %

R.S. Means Cost Index: 0.97

	Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:				
White:	33.2	66.5	58.2	0.0
Black/African American:	64.9	33.5	38.8	0.0
Asian:	0.0	0.0	0.0	0.0
American Indian/Alaska Native:	0.5	0.0	0.0	0.0
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0
Asian and White:	0.0	0.0	0.0	0.0
Black/African American and White:	1.0	0.0	0.0	0.0
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0
Other Multi Racial:	0.0	0.0	0.0	0.0
Asian/Pacific Islander:	0.0	0.0	1.5	0.0

ETHNICITY:

Hispanic	0.5	0.0	1.5	0.0
----------	---	---	---	---

HOUSEHOLD SIZE:

1 Person:	42.1	38.1	47.8	0.0
2 Persons:	16.8	21.4	26.9	0.0
3 Persons:	17.8	20.9	13.4	0.0
4 Persons:	10.9	13.5	10.4	0.0
5 Persons:	8.4	4.2	0.0	0.0
6 Persons:	3.0	0.9	0.0	0.0
7 Persons:	1.0	0.5	0.0	0.0
8 or more Persons:	0.0	0.5	1.5	0.0

HOUSEHOLD TYPE:

Single/Non-Elderly:	41.6	41.9	23.9	0.0
Elderly:	2.5	1.9	32.8	0.0
Related/Single Parent:	45.5	32.6	25.4	0.0
Related/Two Parent:	10.4	19.5	11.9	0.0
Other:	0.0	4.2	6.0	0.0

SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	75.2	0.0 [#]
HOME TBRA:	0.0	
Other:	12.9	
No Assistance:	11.9	

of Section 504 Compliant Units / Completed Units Since 2001 12

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



**HOME PROGRAM
SNAPSHOT WORKSHEET - RED FLAG INDICATORS**
Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Decatur State: IL Group Rank: 89
(Percentile)
State Rank: 4 / 17 PJs Overall Rank: 90
(Percentile)
Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 73.60%	88.82	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 47.54%	80.33	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	88.18	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 90.20%	91.82	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.500	3.21	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

Page 3

